

FOR LEASE

# WARNER GREENFIELD SQUARE

SWC GREENFIELD RD & WARNER RD,  
GILBERT, AZ

*±2,765 SF second generation restaurant  
on end cap with patio available*

Planet Fitness anchored center

One mile household incomes greater than \$128K

Dense SanTan submarket \$307K in 3 mile radius

Only retail center at intersection

15+ elementary and high schools within 3 miles  
of the property

1 mile north of the San Tan Mall Entertainment District

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*High traffic counts in the East Valley with 21,200 total cars per day*

**DEMOGRAPHICS**

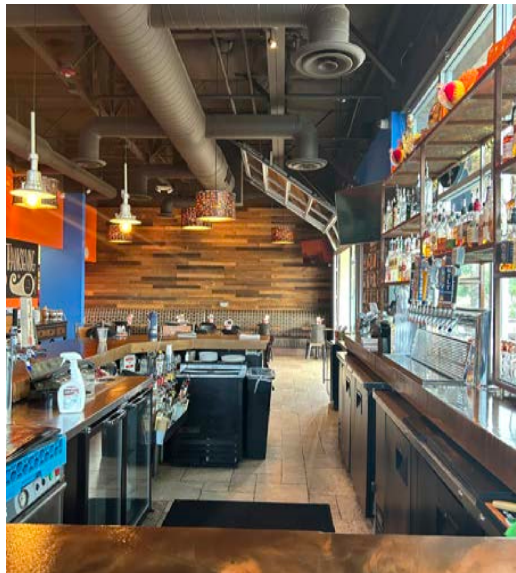
	1 MILE	3 MILES	5 MILES
POPULATION	11,442	128,936	304,360
PROJ. POPULATION	11,707	313,590	135,266
AVG HH INCOME	\$175,044	\$162,482	\$148,161
MEDIAN HOME VALUE	\$517,590	\$503,628	\$484,891
AVG. HH SIZE	3.0	2.9	2.8
DAYTIME EMPLOYEES	1,659	25,629	81,318
MEDIAN AGE	36.9	35.3	36.2

**7 MIN**

DRIVE TO SAN TAN VILLAGE

**3 MIN**

DRIVE TO LOOP 202

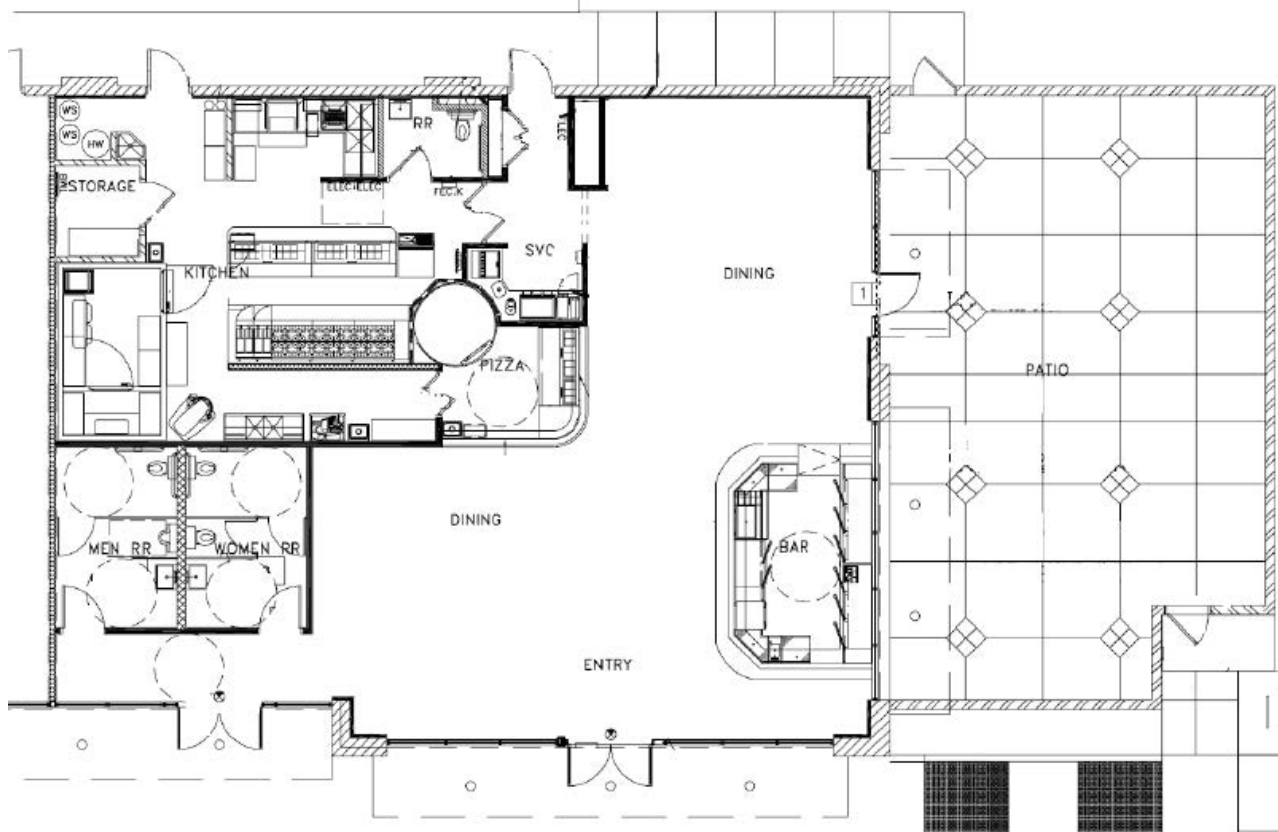


**AVAILABILITIES**

SUITE	Tenant	SF
858	Planet Fitness	19,969
882A	Filibertos	2,006
882B	Nicos's Barbershop	1,226
<b>A101</b>	<b>Available Restaurant (Do Not Disturb)</b>	<b>2,765</b>
A105	Classic Dental Care, LLC	2,469
A108	State Farm	1,006
C101	Health First Urgent Care	3,361
C104	Florish Wellness	2,379
C107	Greenfield Nails & Spa	4,720
C111	Learning Garden Preschool	4,409

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# SUITE A101 FLOOR PLAN



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